

38-4-26 ✓
38-22**Know all Men by these Presents,**

027639

That We, RITA Y. GIGUERE and CLARENCE GIGUERE, husband and wife, both of Waterville, County of Kennebec and State of Maine
in consideration of One Dollar and other valuable considerations

paid by BETTY ANNE TINKER

whose mailing address is 5 Collette Street, Waterville, Maine 04901

TRANSFER
TAX
PAID

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said BETTY ANNE TINKER

her heirs and assigns forever, a certain lot or parcel of land together with the buildings thereon situate in said Waterville and bounded and described as follows, to wit:

Being Lot No. Four (4) according to a plan of lots known as Collette Heights made for Thomas Pelkey and Laura Pelkey by Francis Armstrong, C.E., dated July, 1947, said plan being recorded in Kennebec County Registry of Deeds. Said lot is further described as follows, to wit: Bounded easterly seventy (70') feet, southerly one hundred (100') feet; westerly seventy (70') feet and northerly, one hundred (100') feet.

It is further agreed that no part of house or foundation shall be erected nearer than fifteen (15') feet from the street line and no house shall be more than a two family house and shall be restricted to cost not less than \$5000.00. It is also agreed that no part of the said premises shall be used for any commercial purposes of any kind whatsoever.

Being the same premises conveyed to Rita Y. Giguere and Clarence Giguere by warranty deed of Mary Jane Poulin dated April 19, 1976, recorded in Kennebec Registry of Deeds, Book 1897, Page 296.

The above named premises are subject to a life estate in Rita Y. Giguere and Clarence Giguere in their present first floor apartment, rent free.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said **BETTY ANNE TINKER**

her heirs and assigns, to her and their use and behoof forever.

And We do **covenant** with the said Grantee, her heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances

that we have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that we and our heirs shall and will **warrant and defend** the same to the said Grantee, her heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, WE, the said **RITA Y. GIGUERE**

and **CLARENCE GIGUERE**

~~husband/wife of the said~~

joining in this deed as Grantor § and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hand and seal this 24th day of the month of September, A.D. 1987.

Signed, Sealed and Delivered

in presence of

Mary S. Mathieu
.....
do both
.....
.....
.....

Rita Y. Giguere
.....
Clarence Giguere
.....
.....
.....


State of Maine, County of Kennebec on September 24, 1987.

Then personally appeared the above named Rita Y. Giguere and Clarence Giguere

and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Mary S. Mathieu
.....
Mary S. Mathieu


Notary Public
XXXXXXXXXX

Printed Name, Mary S. Mathieu

My Commission Expires 1/18/93

RECEIVED KENNEBEC SS.

1987 OCT 26 AM 9:00

RECORDED FROM ORIGINAL